GOVERNMENT OF INDIA
URBAN DEVELOPMENT AND POVERTY ALLEVATION
LOK SABHA

UNSTARRED QUESTION NO:3467
ANSWERED ON:14.08.2001
CONSTRUCTION OF ROOMS ON ROOFS OF DDA FLATS
CHANDRAKANT BHAURAO KHAIRE

Will the Minister of URBAN DEVELOPMENT AND POVERTY ALLEVATION be pleased to state:

e :

(a) the names of DDA colonies in Delhi where construction of rooms on roofs of DDA flats have been done with approval of DDA;

(b) whether the Government propose to undertake survey in this regard;

(c) if so, the details thereof;

(d) whether the Government also propose to take action against field staff of DDA responsible for such unauthorised constructions in DDA flats;

(e) If so, the details thereof;

(f) whether the construction of unauthorised rooms on roofs of DDA flats in Delhi is very risky in view of earthquake of severe intensity that took place in Gujarat in January, 2001 and other natural calamities;

(g) if so, whether the Government propose to demolish such unauthorised constructions to provide safety to occupants of DDA flats at Ground, First and Second floors;
v (h) if so, the details thereof; and

(i) if not, the reasons therefor?

Answer

MINISTER OF URBAN DEVELOPMENT & POVERTY ALLEVIATION (SHRI JAGMOHAN)

(a): The Delhi Development Authority has reported that in some cases where barsati in the form of a verandah were existing on roof, enclosing of the same had been allowed by putting 115 mm (4 1/2`) wall or glazing. Such colonies are MIG flats in East of Kailash and Safdarjung Enclave and some pockets of Janakpuri.

(b)&(c): The DDA has reported that regular surveys are carried out to check additional construction in, and misuse of, DDA flats falling in its jurisdiction including construction of unauthorised rooms on roofs. It has further been reported by DDA that since January, 2001, it had carried out surveys in 09 pockets and following action has been taken:

Notices issued	648
Demolitions carried out	178
Cancellation of flats made	150

(N.B.: The figures are for all types of unauthorised constructions including rooms on roofs.)

(d)&(e): Wherever lapses on the part of DDA`s field staff is detected, action as per rules is taken against them.

(f): Though DDA flats are constructed adopting sound engineering practices with due consideration of earthquake factor and all the Indian Standard Codes in this regard are followed, putting up of additional rooms on the terrace does pose some risk in earthquake conditions. However, the permission to enclose the barsatis referred to in reply to part (a) of the Question, was given after due consideration of structural requirement.

(g)to(i): The Government has revised the list of permissible items of additions/alterations in DDA flats on 3.4.2001 after the Gujarat earthquake. While revising the permissible items, the views of Structural Engineers have been taken into consideration and certain additions like shifting of overhead water storage tanks, etc., which were allowed earlier, have now been deleted. MCD and the DDA have been directed to take action against the erring allottees of DDA flats in a strict manner.